

John Jackson House
410 High Street
Petersburg
Virginia

HABS NO. VA-661

HABS
VA
27-PET,
33-

PHOTOGRAPHS
WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
Office of Archeology and Historic Preservation
National Park Service
Department of the Interior
Washington, D.C. 20240

JOHN JACKSON HOUSE

HABS
VA
27-PET,
33-

Location: 410 High Street, Petersburg, Virginia

Present Owner: Seward Luggage Manufacturing Company, Inc., 434
High Street, Petersburg, Virginia

Present Occupant: Rooming House

Present Use: Rooming House, was a private residence.

Brief Statement
of Significance:

This Victorian house with Italianate details was built c. 1867-1868 for John Jackson, a wealthy tobacco merchant, and his wife, Ann E. Jackson. It is particularly noteworthy for its mansard roof, massive porch, elaborate window trim, and iron fence.

PART I. HISTORICAL INFORMATION

A. Physical History:

1. Date of erection: c. 1867-68 (Landbook 1867 and 1868,
Handwritten bound manuscripts in the Clerk's Office of
Hustings Court, Petersburg, Virginia.)
2. Architect: Unknown.
3. Original and subsequent owners: Complete chain of title for
the building follows. Deed and Will Books are in the Clerk's
Office of Hustings Court at Petersburg.

1859 Deed May 13, 1859 recorded in
Book 25 page 22
Henry Cousins
Jane S. Cousins
to
Ann E. Jackson
John Jackson

1862 Deed June 5, 1862 recorded in
Will Book 5 page 543
John Jackson
to
Ann E. Jackson
& children

1879 Deed May 30, 1879 recorded in
Book 40 page 140
C. A. Jackson
J. A. T. C. Jackson

(one-half share
of property)
to
John Q. Jackson

1897 Deed November 11, 1897 recorded in
Will Book 8 page 551
John Q. Jackson
to
Annie P. Jackson
M. Willis Jackson
Eleanor A. Jackson

1899 Deed August 15, 1899 recorded in
Book 62 page 168
Annie P. Jackson
M. Willis Jackson
Eleanor A. Jackson
to
James P. Brady

1874 Deed March 6, 1874 recorded in
Will Book 8 page 644
James P. Brady
to
Maggie A. Brady

1902 Deed October 7, 1902 recorded in
Book 66 page 4
Maggie A. Brady
to
P. L. Roper (tr.)
Henry C. Roper (tr.)

1904 Deed October 5, 1904 recorded in
Book 69 page 176
Henry C. Roper, tr.
P. L. Roper, tr.
to
LeRoy Roper

1911 Deed December 14, 1911 recorded in
Book 80 page 45
LeRoy Roper
Florence W. Roper
to
Bartlett Roper (tr.)
Preston L. Roper (tr.)

1920 Deed June 3, 1920 recorded in
Book 97 page 343
Preston L. Roper (tr.)
to
H. H. Walls

- 1926 Deed March 15, 1926 recorded in
Book 111 page 343
H. H. Wells
Louise Wells
to
Petersburg Savings
and Trust Company
- 1926 Deed June 11, 1926 recorded in
Book 111 page 345
H. H. Wells
Louise H. Wells
to
W. D. Goodrich
- 1926 Deed October 11, 1926 recorded in
Book 112 page 196
Marvin D. Goodrich
Ruth W. Goodrich
to
B. H. Barr
- 1927 Deed July 22, 1927 recorded in
Book 114 page 465
B. H. Barr
R. S. Barr
to
Essie James Holding Corporation
- 1928 Deed December 6, 1928 recorded in
Book 117 page 212
Essie James Holding Corporation
to
W. C. Trueheart
- 1930 Deed October 20, 1930 recorded in
Book 121 page 463
W. C. Trueheart
Sallie S. Trueheart
to
Leona Ackerman Prokofief
- 1936 Deed January 30, 1936 recorded in
Book 131 page 31
Oliver A. Pollard (sub tr.)
to
Petersburg Savings
and American Trust Company
- 1936 Deed May 16, 1936 recorded in
Book 131 page 378
Petersburg Savings
and American Trust Company

to
Leona Ackerman Prokofief

1936 Deed May 16, 1936 recorded in
Book 131 page 379
Leona Ackerman Prokofief
Victor M. Prokofief
to
Petersburg Savings
and American Trust Company
Bernard C. Syme, tr.
Paul E. Syme, tr.

1938 Deed August 1, 1938 recorded in
Book 137 page 90
Petersburg Savings
and American Trust Company
Paul E. Webb, act tr.
to
Nannie Lucrece Rapelye
Hudgins Rapelye

1956 Deed March 15, 1956 recorded in
Book 205 page 99
Nannie Lucrece Rapelye
Hudgins Rapelye
John E. Rapelye
to
Victor Virostek

1962 Deed October 4, 1962 recorded in
Book 251 page 553
Victor Virostek
Wanda J. Virostek
to
Seward Luggage Manufacturing
Company, Inc.

4. Original plans and construction: Unknown.

5. Alterations and additions: The roof may have been changed to a mansard in 1879. (Landbook 1879) An open porch, with elaborate balustrades and supported by consoles, formerly extended on either side of the central, covered entrance porch. This was removed sometime after 1894. The front steps were much broader than the current concrete replacements, were splayed at the bottom, and had heavy, ornate newels and balusters, identical to those on the open porch extensions.

6. Important old views: Published photograph in The Cockade City (Petersburg: Geo. M. Englehardt, 1894).

B. Historical Events and Persons Connected with the Structure:

John Q. Jackson, the son of the builder, was probably the most illustrious person to live in this house. He was a tobacco merchant like his father John Jackson, and also president of the Petersburg Musical Association. (The Cockade City (Petersburg: Geo. M. Englehardt, 1894), p. 30.)

Prepared by Randall J. Biallas
University of Illinois, Urbana
August 1968

PART II. ARCHITECTURAL INFORMATION

A. General Statement:

1. Architectural character: The Jackson House is noteworthy for its arched windows with their elaborate hoods, ornately detailed porch, bracketed cornice and mansard roof.
2. Condition of fabric: Poor. The building is in rundown condition. Remodeling has also destroyed much of the original character, particularly on the interior.

B. Description of Exterior:

1. Over-all dimensions: Rectangular, approximately 40' x 60'. A small 4' x 20' wing addition on the west side. The main building consists of 2 stories plus an attic and basement.
2. Foundations: Brick.
3. Wall construction: Brick with stuccoed ashlar finish, brownish gray in color. Finish is in poor condition; stucco has fallen off in places.
4. Chimneys: There are 4 brick chimneys, 2 on each side. They have been stuccoed over on the exterior.
5. Openings:
 - a. Doorways and doors: There is a double set of large double doors at the front entrance. Both are arched at the top. The first set of double doors is flush with the exterior wall, and are paneled. The second

set is set back about 4' into the front hallway. These doors each have glass panels in the top part. Other exterior entrances are of no consequence: two at the rear, including one in the basement.

- b. Windows and shutters: Basement windows in front are double hung, with six lights each sash. Sills of these windows are level with the ground. First floor front: Tall windows (10') with arched tops, double-hung, nine lights bottom sash, six in top, large curved ornamental cast hood springs from arch and over top of windows. Second floor windows in front are similar but smaller (six-over-six sash). East side (left side facing building) has only one small window (in basement). West side has several windows, as does rear.
6. Porches and areaways: A covered front porch projects out about 6' (not including steps) from wall. It is 7' above grade and is even with the first floor level. Concrete steps, with rather crude concrete side wells on each side, lead up to porch. These are not original. Porch roof is supported by four square wood pillars, two on each side of steps. Pillars are paneled, with detailed cornices and bases. At wall line are two pilasters on each side with the same size and detailing as the pillars. Side railings connect outside pillars and pilasters. A large bracket cornice, with dentils, is above. In the rear is a delapidated two story screened porch, added at an unknown date. Areaways in front and rear lead to basement entrances, one under the front porch and one under the rear porch.
7. Structural system: Exterior walls are brick bearing. The two central interior walls in basement are brick; they carry the load from interior walls on upper floors. Roof construction is heavy timber, 3" x 4" is the average size of studs. Joists in attic ceiling are 2" x 10".
8. Roof shape and covering: A mansard roof forms the attic space, about 8' high. Covering on the sides is slate. Covering on top, which is inaccessible, is unknown.
9. Cornice: A bracketed cornice with dentils extends around building at the base of the mansard roof. Across the front facade there are six sets of brackets (two together). The fascia is indented in a curve where the six second-floor window hoods intrude.
10. Dormers: There are eight dormers, three in front and rear, and two on each side. Some dormer windows have been broken out and are boarded up. Rear dormer windows are double hung, six lights each sash; front double hung, two lights each sash. Side dormers are boarded up.

C. Description of Interior:

1. Floor plans: The original floor plan is greatly changed. The building is now used as a boarding house and major alterations have been made to accommodate this function.
 - a. Basement: Partially exposed; two major interior partitions form hall which formerly connected front and rear basement entries. An interior wall has been added closing off hallway. There are now six rooms in the basement.
 - b. First floor: Four major rooms, two each side of central hallway. Staircase at rear of hall leads to second floor.
 - c. Second floor: Partitioned off into apartment units. Formerly was similar in plan to first floor.
 - d. Attic: Large open space.
2. Stairways: One central staircase connects the first and second floors. This formerly led to the attic, but has been closed off. The stairs, however, are still in place. Stairs to basement have been removed and the opening sealed off. Newels and balusters show simple detailing.
3. Flooring: The basement is concrete. Other floors are wood. An interesting feature of the entry space between the sets of double doors at the entry is the parquet flooring. This is the only place in the house that has it.
4. Wall and ceiling finish: Painted plaster on the basement and first floor. Second floor walls are plaster but the ceiling is lowered. The attic has exposed structure.
5. Doorways and doors: The only door of note is a large sliding double door on the east side of the first floor.
6. Details and trim: In the entry hall on the ceiling is a flowered decorative plaster moulding, from the center of which hangs a lighting fixture. At some earlier time a large chandelier probably hung in this place. At the ceiling line in all rooms on the first floor there is a large moulded plaster cornice, parts of which have fallen.
7. Lighting: Modern.
8. Heating: Hot Water.

D. Site:

1. General setting and orientation: The house faces north on High Street in a residential area, and is set back about 25' from the street. At the front property line is an iron fence;

the gate has long since broken down. A present long-time occupant said that there used to be a brick smokehouse in rear.

2. Landscaping and walks: There are a few trees in yard; some planting of small shrubs. Walk in front of fence at atreet.

Prepared by John M. MacRae
Project Supervisor
Historic American
Buildings Survey
August 1968

PART III. PROJECT INFORMATION

These records are part of the documentation made during the 1968 Petersburg Summer Project, undertaken by the Historic American Buildings Survey in cooperation with The Historic Petersburg Foundation, Inc., with financial assistance from The Virginia Historic Landmarks Commission. During the summer, records were made of twenty-two buildings in the city.

The project was under the general direction of James C. Massey, Chief, Historic American Buildings Survey. Project Supervisor was John M. McRae of the University of Florida. The recording team was composed of Randall J. Biallas, historian (University of Illinois, Urbana), and student assistant architects Michael Hamilton (University of Arizona), Thomas J. Sanford (Washington State University), and Edwin S. Smith, Jr. (Rhode Island School of Design). Photographs were made by George Eisenman.